

W130

swish . stylish . suave

// PROJECT SPECIFICATIONS

SEISMIC CONSIDERATION

Considering Zone - IV, Earthquake resistance RCC framed structures.

LIVING, DINNING & LOBBY/ PASSAGE

. Floor

Premium class Italian Marble. **(Perlato Sicilia, Botticino)**

. Walls

POP punning with Textured paint or IKOS finish on one wall and plastic/ velvet paint on rest of the walls.

. Ceiling

POP/wooden ceiling with drop panels as per design.

. Paint

POP punning with Textured paint or IKOS finish on one wall and plastic/ velvet paint on rest of the walls.

. Doors & Windows

Teak / Chanp wood frames along with glass or teak wood veneered panel boards.

BEDROOMS

. Floor

Hard wood/ Bamboo flooring in one bedroom and Premium class Italian marble flooring in other Bedrooms.

. Walls

POP punning with Textured paint or IKOS finish on one wall and plastic/ velvet paint on rest of the walls.

. Ceiling

POP ceiling with drop panels and wooden panels in some part as per design.

. Balconies

Homogenous Granulato Vitrified / homogenous Rustic finish tiles / Italian Marble in designer pattern.

. Inside Woodwork

Designer Modular Wardrobes

. Doors & Windows

Teak / Chanp wood frames along with glass or teak wood veneered panel boards.

KITCHEN

. Walls

Imported/Indian Ceramic tiles upto 8'-0" height and textured paint in the balance area.

. Floor

Combination of one or more of Vitrified tiles.

. Counters

Granite/Italian marble/Corian **(Velconic Series-Kohler, Duravit)**.

. **Fittings/Fixtures** CP fittings SS Double bowl (**Jindal**)/ Single drain board Sink.
. **Woodwork** European Modular Kitchen with electric Chimney and Hob.
(Cucine Lube, Haecker, Alno)

TOILETS

. **Walls** Combination of one or more of Imported Marble/Vitrified Tiles/Ceramic tiles/Granite/Acrylic Emulsion/Full length mirror over counter.
. **Floor** Combination of one or more of Italian tiles/Vitrified Tiles/Italian Marble/Granite.
. **Counter** Granite/Italian marble/Corian.
. **Fittings/Fixtures** Bath Tub with Jacuzzi (Optional), Shower Cubicle, Rain Shower and Body Jets in Master Bathroom, Single lever CP fittings (**Grohe**), Wall hung W.C (**Villeroy & Boch**), Counter Basin (**Villeroy & Boch, Laufen**).
. **Closets/Cabinets** Glass / Wood cabinets to be provided in all toilets under the counter.

DRESSING ROOM

Walls Textured paint over POP punning.
Floor Italian Marble/ Granite Flooring.
Ceiling POP finish as per design.

DOORS & WINDOWS

Internal Polished Teak / Chanp wood frame with veneered panelled doors.
Entrance Door Veneered & Polished panelled door with teak / chanp wood frame.
External Doors & Windows Teak / chanp wood frames along with glass or teak wood veneered panel boards.
Hardware Stainless Steel fixtures with powder coating.

BALCONY/ OPEN TERRACE WITH FLAT/ OPEN LANDSCAPED TERRACE

. **Floor** Homogenous Granulato Vitrified/homogenous Rustic finish tiles.
. **Walls** Textured paint/ oil bound distemper/stone cladding with grooves as per design.
. **Railing** SS Decorative railing or MS powder coated as per Design.

SERVANT ROOM

- . Floor Vitrified tiles/Indian Marble.
- . Wall & Ceiling Oil bound distemper on POP punning.

STAIRCASE

Waist slab/Folded plate Stairs with Granite Cladding and SS / MS railing with powder coating as per design.

ELECTRICAL

- . Wiring Copper Electrical wiring (**Finolex**) throughout in concealed conduit with provisions for Light points, Power points, TV & Phone Sockets with protective MCBs.
- . Switches Modular switches. (**Schneider, Legrand**)
- . Power Back Up 100% Power back up in each apartment, 2 Generators
- . Lights Contemporary style concealed and fancy lights.
- . Fans Ceiling fans in all rooms including exhaust fan in Kitchen and Toilets.
- . Sat. TV and Internet Satellite TV & Internet through broadband.
- . Outdoor Provisions for lightning conductor over terrace.

PLUMBING

Hot & Cold Water supply inside the toilets and kitchen.

- . Quality fittings G.I. Pipes (**Jindal C-Class**), G.I. Fittings (**Unik**)

SECURITY SYSTEM /UTILITY/ FIRE FIGHTING SYSTEMS

Single Entrance & Exit, gated community.
Video phone & access control security system.

EXTRA FEATURES

Energy efficient products.
Roof top rain water harvesting system.
Drinking water through individual RO plant.
Optic fibre cable with Wi-Max connectivity.
Provision for piped gas supply.
Dedicated Car parking spaces.

LIFTS

OTIS (2 Nos.)

LIFT LOBBIES & COMMON LOBBIES

- . Cage & Doors Designer Cage Interiors, S.S. Doors.
- . Floor Combination of one or more of Italian Marble/Granite/Indian Marble.
- . Walls Combination of one or more of Italian wood/Granite/Stone cladding upto 8'-0" height and Textured paint above as per design.

. Ceiling

Textured/wooden ceiling as per design.

AIRCONDITIONING

Spilt ac provision in all rooms.

FACADE

Stone cladding/Texture Paint/materials as per design.

LANDSCAPE

Hierarchy of open, semi open, enclosed sit outs with appropriate hardscapes and landscape of selected species of flora.

Pavement textures shall distinguish the movement, the drop offs and the pedestrian paths which in turn will connect to the entrance lobby of the building and the Central Green.

